

**Orchard City Council**  
**Regular Meeting, August 12, 2025**

1. Call to Order and Announce a Quorum is Present:  
With a quorum of the Commissioners present, Mayor Matt Perreault called the Regular Meeting of the Orchard City Council to order at 5:00 p.m. on Tuesday, August 12<sup>th</sup> 2025, in the Council Chambers of the Orchard City Hall, 9714 Kibler, Orchard, Texas.
2. Roll Call:  
Matt Perreault, Mayor  
Morgan Supak, Commissioner  
Renee Wesbrooks, Commissioner  
Danielle Perreault, City Secretary
3. Visitors / Citizens Forum: The following guests were in attendance:  
Louis Schwartz (citizen-speaker), James King (citizen -speaker)

Louis Schwartz – Rose Prairie Emporium (Agenda Item 6)  
Unclear and concerned about some items on the 2025 Lease Agreement.

1. Late fee – a couple days after rent due before late fees assessed
2. Additional Rent – not listed what these could be, not clear
3. Security Deposit – been leasing for 7 years and made improvements, doesn't think necessary
4. Liability/Renters Insurance – signing the agreement that states not to hold the city liable, why need insurance

James King – Old Orchard Post Office (Agenda Item 9)

Dr. Cooley ended up with the old Orchard Post Office. He passed away and his family is selling the property. The family wants to give it back to the city if the city would like it back, however it needs to be moved off the property before October (when the sale goes through). Mr. King spoke to a mover and got a basic quote of \$6,000.00 to move the building and set on blocks somewhere back in the city limits. It is a historic building; Mr. King owns the co-op building in town which was built in 1892, Mr. King is renovating the co-op building and hoping to get it listed as a historical landmark and give it back to the city. Mr. King would like to preserve Orchard's history and if council would like to look into obtaining the Orchard Post Office, he is willing to place it on his property behind the co-op..

4. Commissioner Supak made a motion to approve July 09, 2025, regular council meeting minutes.  
Motion passed unanimously.
5. EDC group did not attend meeting. EDC must attend the next meeting to discuss upcoming events.
6. Commissioner Supak made a motion to clarify late fees as late fees will be assessed after two days of rent being late. Commissioner Wesbrooks abstained. Motion passed.  
Commissioner Supak made a motion to strike-out item 7 additional rent section and amended item 26 to reflect applicable utilities instead of additional rent. Commissioner Wesbrooks abstained. Motion passed.  
Commissioner Supak made a motion to clarify candle wording of item 18 to be the lighting of candles. Commissioner Wesbrooks abstained. Motion passed.

**Orchard City Council**  
**Regular Meeting, August 12, 2025**

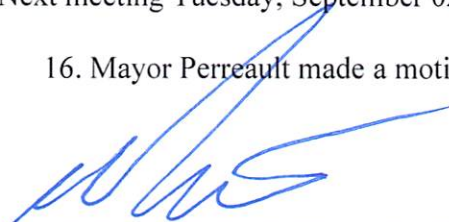
7. Commissioner Wesbrooks made a motion to propose the current year Voter-Approved tax rate of 0.368457. Motion passed unanimously.  
Mayor Perreault, Commissioner Supak and Commissioner Wesbrooks confirmed receipt of the Submission of 2025 Tax Year Appraisal Roll and New Property Value.
8. Discuss/consider Park Rental. No motions, just continue to work on Park General Rules and Rental Agreement for concession stand. Postponed until next meeting.
9. Commissioner Supak made a motion to approve the Old Orchard Post Office being moved onto city property not to exceed \$6,500.00 for the moving of the building. The cost of moving the building will be discussed at next meeting (funding possibly by IDC/EDC). Motion passed unanimously.
10. Update on Code Enforcement. Discussed city facilities current mowing locations. Mayor Perreault made a motion that City facilities will mow only city property and the lift station accesses. Orchard citizens are to mow their ditches and easements as per ordinance 98-2012, starting November 01, 2025. This will be going out in the city newsletter. Motion passed unanimously.  
Council discussed current open violations.
11. Update on Grants – no new updates. Still working through the specifics on the budget papers of the grants.
12. Executive Session. (N/A)
13. Commissioner Wesbrooks made a motion to approve the July 2025 financial statement. Motion passed unanimously.
14. Commissioner Wesbrooks made a motion to approve the payment of bills for July 2025, which includes a transfer from General Funds Savings to General Funds Checking in the amount of \$20,000.00 on July 14, 2025. Commissioner Supak abstained from check to Supak Construction on 06-23-25, direct deposit on 07-18-25 and 07-30-25 (Jerome) and check to Supak Construction on 07-25-25. Mayor Perreault abstained from direct deposit on 07-30-25 (Danielle). Motion passed unanimously.
15. Announcements-
  - Commissioner Wesbrooks provided a mock-up of the city newsletter.
  - August 4, email request for plat application, working with Matt Breazeale on this.
  - August 4/5, Ron Perrin came out and cleaned the storage tank and the standpipe.

**Orchard City Council**  
**Regular Meeting, August 12, 2025**

- August 5, Lead and Copper sampling containers went out to TCEQ approved citizen sites. They were filled and pickup on August 6 and submitted to Chaparral on Thursday the 7<sup>th</sup>.
- August 6, Eagle Scouts (Dustin Holub) started the front entry volunteer work at City Hall.
- August 7/8, Dani completed the TML Course for newly elected in Waco.
- August 12, A-1 Shiner annual fire extinguisher check.
- Energy Proposal has come in this month (July 31, 2025) it is at .0757 - .0760. The contract ends May 31, 2026.
- Mayor Perreault meetings coming up Tax Rate and Budget.
- Dani is going on vacation from September 07 – 16. Dani will have a work computer and phone to stay in connection with citizens. Commissioner Wesbrooks offered to sit at the office on Tuesday, September 09, 2025. Commissioner Supak offered to be available in an emergency.

Next meeting Tuesday, September 02, 2025.

16. Mayor Perreault made a motion to adjourn the meeting at 6:15p.m. Motion passed unanimously.



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Matt Perreault, Mayor



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Danielle M. Perreault  
City Secretary